

TIF PROJECT SCORECARD

Swedish Covenant Hospital

5140 N. California Avenue

Improvements and expansion of healthcare services for the diverse population of women served at Swedish Covenant Hospital and expansion and modernization of the hospital's Emergency Department. The Women's Health Center will centralize all services for women, provide all female staff and women only patient areas, scheduling with evening and weekend appointments, child friendly areas, bilingual staff and bi-lingual educational health care resource materials. The Emergency Department will gain 15 private large rooms for trauma cases, 5 dedicated psychiatric rooms, 12-bay fast track private exam areas, new post-exam waiting area.

Type of Project: Hospital Redevelopment

Developer: Swedish Covenant Hospital

Total Project Cost: \$18,397,806

Timeline for Completion: 2016

TIF Funding Request: \$4,600,000

Project Status: May 2014 City Council Introduction

TIF District: Foster/California

RETURN ON INVESTMENT BENCHMARKS

- | | |
|--|---|
| <p>■ Advances Goal of Economic Development Plan YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Develop and deploy neighborhood assets to align with regional econ growth</p> | <p>■ Jobs Created/Retained
 30 permanent FTE created
 2,400 jobs retained
 200 temporary construction jobs</p> |
| <p>■ Advances Goal of TIF District YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Promoting the physical and functional enhancement of the Swedish Covenant Hospital campus.</p> | <p>■ Affordable Housing Units Created/Preserved
 NA</p> |
| <p>■ Addresses Community Need YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Increases access to health care in a medically underserved area.</p> | <p>■ Return on Investment to City
 NA</p> |

FINANCIAL BENCHMARKS

- | | |
|--|---|
| <p>■ Other Funds Leveraged by \$1 of TIF
 \$2.99</p> | <p>■ Financing Structure Grant</p> |
| <p>■ Types of Other Funding Leveraged YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
 Hospital Capital Campaign</p> | |

RDA TERMS

- | | |
|---|---|
| <p>■ Payment Schedule:
 Annual cash payments upon completion</p> | <p>■ Monitoring Term of Agreement:
 10 years from project completion</p> |
| <p>■ Taxpayer Protection Provisions YES or NO
 <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO</p> | |

OTHER CONSIDERATIONS

- Increase access to health care for a population currently underserved

